This instrument prepared by: Karen S. Holmes, 2662 Union Hill Road, Joelton, TN 37080

Mail

WARRANTY DEED BOOK 6972 PAGE 132

Address New Owner(s) As Follows:
Thomas C. Holmes and wife, Karen S. Holmes
2662 Union Hill Road
P. O. Box 414
Joelton, TN 37080

Send Tax Bills To:
Same

Map-Parcel #
094

FEE $ 8.00 | 1ST RD '86

TENNESSEE REAL ESTATE TRANSFER

3714

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $4,500.00.

Thomas C. Holmes

Subscribed and sworn before me, this the 12th day of September, 1986.

Harry L. Swann
Notary Public

My Commission Expires: My Commission Expires APRIL 19, 1987

NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars cash in hand paid by THOMAS C. HOLMES AND WIFE, KAREN S. HOLMES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, NETTIE WADE GOODWIN, hereinafter called the GRANTOR, bargained and sold, and by these presents does transfer and convey unto THOMAS C. HOLMES AND WIFE, KAREN S. HOLMES, hereinafter called GRANTEES, their successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

BEGINNING at a concrete monument in the northerly margin of Union Hill Road, said monument being the southeast corner of Lot No. 10 of Homestead Acres Subdivision of record in Plat Book 3842, Page 213 of the Register's Office of Davidson County, Tennessee;

THENCE, with the northerly margin of Union Hill Road, South 43 degrees 24 minutes West, 80.0 feet to an iron pin in a drainage creek;

THENCE, North 63 degrees 53 minutes 50 seconds West, 516.27 feet to a concrete monument at the southeast corner of Lot No. 1 of said Homestead Acres;

THENCE, along the southerly boundary of Lot No. 10 of Homestead Acres, South 86 degrees 40 minutes East, 362.76 feet to a concrete monument;

THENCE, south 46 degrees 36 minutes East, 215.30 feet to the point of beginning containing 1.03 acres, more or less.

BEING a portion of the property conveyed to O. B. Goodwin (deceased) and wife, Nettie Wade Goodwin, by deed from S. H. Goodwin and wife, Pearl E. Goodwin, of record in Book 1755, Page 491, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES; their successors and assigns, forever, and I do covenant with the said GRANTEES that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and I do further covenant and bind myself, my heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to said GRANTEE, their successors and assigns, against the lawful claims of all persons claiming by, through, or under GRANTOR.

IN WITNESS WHEREOF, the undersigned, Nettie Wade Goodwin executed this deed this 6th day of September, 1986.

Nettie Wade Goodwin
Nettie Wade Goodwin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Harry L. Swain, a Notary Public in and for said County and State, personally appeared the within named Nettie Wade Goodwin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in Joelton, Tennessee, this the 6th day of Sept, 1986.

Harry L. Swain
Notary Public

My Commission Expires: My Commission Expires APRIL 19, 1987

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.

Exhibit A

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**

**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 6972 PAGE 134

| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

4500.00- CAMT
12.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 19.10-
09/08/86 BAL .00

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

3971 4

IDENTIFICATION REFERENCE

SEP 8 1 15 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 292112